

Prepared by and return to:

Kasey McBride
Supreme Title Solutions, LLC
2905 Ocean Drive
Vero Beach, FL 32963
(772) 231-5406
File No 23-03-1577

Parcel Identification No 33-38-01-00024-0005-00004/0

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WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 17th day of May, 2023 between **Robert Duval, Jr., a single man**, whose post office address is **7576 Chestatee Lane, Murrayville, GA 30564**, of the County of Hall, State of Georgia, Grantor, to **Kemal Ibrahim Bilgicer, a single man**, whose post office address is **1816 77th Drive, Vero Beach, FL 32966**, of the County of Indian River, State of Florida, Grantee:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Indian River, Florida, to-wit:

Lot 4, Block E, Tamarind Lakes, according to the map or plat thereof, as recorded in Plat Book 22, Page(s) 65 through 66, inclusive, of the Public Records of Indian River County, Florida.

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the State of Florida, nor is it contiguous to or a part of a homestead property. Grantor's residence and homestead address is: 7576 Chestatee Lane, Murrayville, GA 30564.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Subject to taxes for 2023 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Robert Duval Jr by Emily Michelle Duval
his Attorney in Fact.

WITNESS

PRINT NAME: Dawn Foley

Robert Duval, Jr. by Emily Michelle Duval, his Attorney-In-Fact

WITNESS

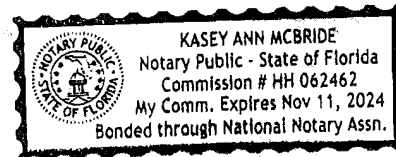
PRINT NAME: Kasey Q. McBride

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization this 16 day of May, 2023, by Emily Michelle Duval, as Attorney-In-Fact for Robert Duval, Jr..

Signature of Notary Public

Print, Type Stamp Name of Notary



Personally Known: _____ OR Produced Identification: ☒

Type of Identification

Produced: FLDL

Tamarind Lakes Property Owners Association, Inc.

CERTIFICATE OF APPROVAL TO PURCHASE

In Reference to:

Condominium Unit Address **1816 77th Drive** in the **Tamarind Lakes Property Owners Association, Inc.** according to the Declaration of Condominium thereof, in Official Records **BLK E LOT 4 PBI 22-65**, of the Public Records of Indian River County, Florida.

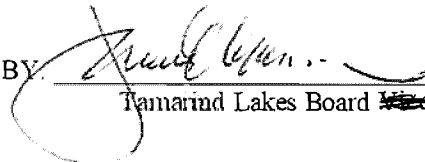
At the request of the owner of records of said unit, the undersigned officer of Tamarind Lakes Property Owners Association, Inc. operating the above-described condominium, hereby certifies:

Kemal Ibrahim Bilgicer

as Purchaser(s), has (have) been duly approved by the undersigned Association, pursuant to the provisions of the above-described Declaration of Condominium, with the following contingencies:

Dated this 12th day of May, 20 23.

Tamarind Lakes Property Owners Association, Inc.

BY: 
Tamarind Lakes Board ~~Inc~~ President

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

I HEREBY CERTIFY that on this day before me, an officer duly authorized in the State and County aforesaid to take acknowledgements personally appeared Jummy Meacham, Tamarind Lakes Property Manager, acknowledged executing the foregoing Certificate of Approval freely and voluntarily under authority vested in him/her by the corporation and that the seal affixed thereto is the true seal of said corporation.

WITNESS my hand and official seal this 12th day of May, 20 23


NOTARY PUBLIC

My Commission Expires:

